

# CHESTNUT AVENUE

SOUTHSEA | HAMPSHIRE | PO4 8AB



£330,000

Freehold

- Traditional Southsea Family Home
- Located within a Popular Road, Short to Train Station
- Three Double Bedrooms
- Westerly Facing Garden
- Upstairs Bathroom : Downstairs WC
- Double Glazing : Gas Central Heating
- Offered with No Forward Chain
- Viewing Advised!



## In Brief

Nestled in the vibrant heart of Southsea, this charming three-bedroom end-of-terrace property on Chestnut Avenue offers the perfect blend of character, comfort, and convenience.

Ideally located within walking distance of local shops, cafes, schools, and the seafront, this home is perfect for families, professionals, or anyone seeking a dynamic coastal lifestyle.

Step inside to discover a spacious and welcoming interior, featuring a bright and airy living room, a separate dining area, and a fitted kitchen with ample storage and workspace.

Upstairs, the property boasts three well-proportioned bedrooms and a family bathroom.

Outside, the home benefits from a private rear garden and side access due to its end-of-terrace position. On-street parking is available, and the property is well-connected by public transport links including Fratton Train Station a short walk away.

Whether you're a first-time buyer, growing family, or investor, this delightful Southsea home offers a rare opportunity to enjoy coastal living in a sought-after location.

£330,000

## KEY FACTS

TENURE: Freehold

EPC RATING: 'D'

COUNTIL TAX BAND: 'C'



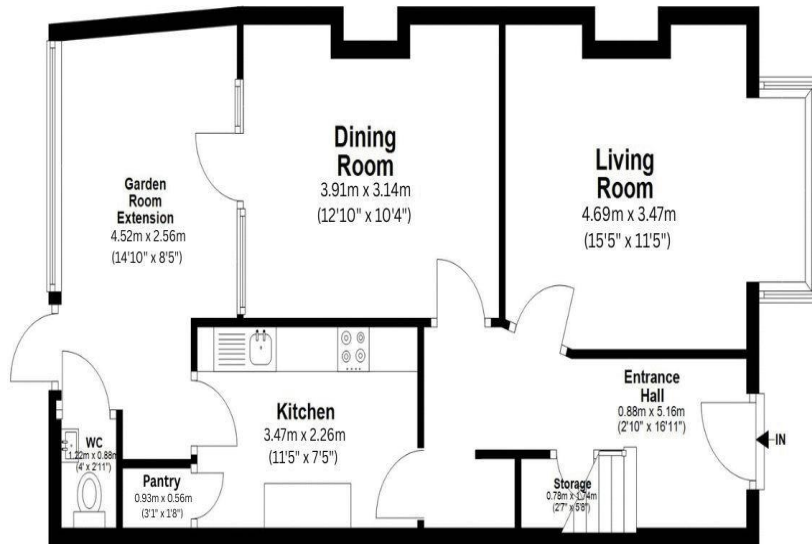
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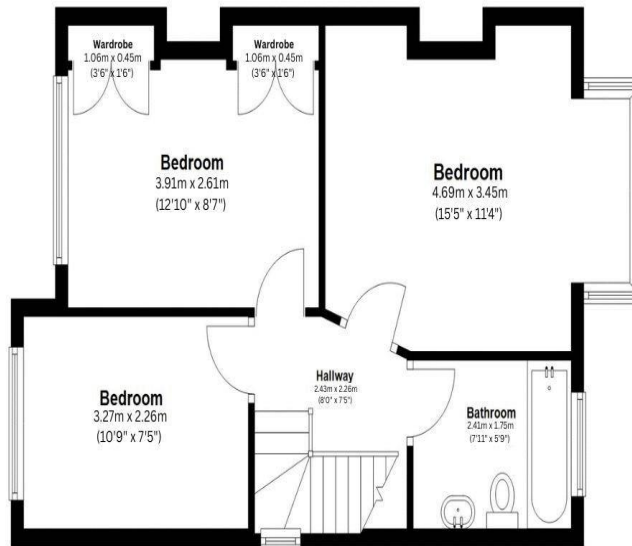
### Ground Floor

Approx. 51.6 sq. metres (555.0 sq. feet)



### First Floor

Approx. 49.0 sq. metres (528.0 sq. feet)



Total area: approx. 100.6 sq. metres (1083.0 sq. feet)

Southsea  
Sales & Lettings  
7/9 Stanley Street,  
Southsea, PO5 2DS  
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Old Portsmouth & Gunwharf Quays  
Sales & Lettings  
The Seagull, 13 Broad Street,  
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